

4-20-01
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ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

ANNUAL REPORT MAILING LABEL – MAKE CHANGES AS NECESSARY

W

W-02369A WATER
WALDON MEADOWS COMMUNITY CO-OP
HC 68 BOX 701
KIRKLAND AZ 86332-0000

ANNUAL REPORT

FOR YEAR ENDING

12	31	2000
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FOR COMMISSION USE

ANN 04	00
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COMPANY INFORMATION

Company Name (Business Name) <u>WALDEN MEADOWS COMMUNITY CO-OP</u>		
Mailing Address <u>HC 68 Box 701</u>		
<u>KIRKLAND</u> (City)	<u>AZ</u> (State)	<u>86332</u> (Zip)
<u>520 442-3473</u> Telephone No. (Include Area Code)	 Fax No. (Include Area Code)	 Pager/Cell No. (Include Area Code)
Email Address _____		
Local Office Mailing Address _____		
 (City)	 (State)	 (Zip)
 Local Office Telephone No. (Include Area Code)	 Fax No. (Include Area Code)	 Pager/Cell No. (Include Area Code)
Email Address _____		

MANAGEMENT INFORMATION

Management Contact: <u>CHRIS CHANEY</u>		<u>PRESIDENT</u>	
 (Name)	 (Title)		
<u>HC 68 Box 330</u> (Street)	<u>KIRKLAND</u> (City)	<u>AZ</u> (State)	<u>86332</u> (Zip)
<u>520 442 3402</u> Telephone No. (Include Area Code)	<u>520 442 3402</u> Fax No. (Include Area Code)	 Pager/Cell No. (Include Area Code)	
Email Address _____			
On Site Manager: _____			
 (Name)			
 (Street)	 (City)	 (State)	 (Zip)
 Telephone No. (Include Area Code)	 Fax No. (Include Area Code)	 Pager/Cell No. (Include Area Code)	
Email Address _____			

Statutory Agent: NONE

(Name)

(Street)

(City)

(State)

(Zip)

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

Attorney: NONE

(Name)

(Street)

(City)

(State)

(Zip)

Telephone No. (Include Area Code)

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

OWNERSHIP INFORMATION

Check the following box that applies to your company:

☐ Sole Proprietor (S)

☐ C Corporation (C) (Other than Association/Co-op)

☐ Partnership (P)

☐ Subchapter S Corporation (Z)

☐ Bankruptcy (B)

☐ Association/Co op (A)

☐ Receivership (R)

☐ Limited Liability Company

☒ Other (Describe) NON PROFIT

COUNTIES SERVED

Check the box below for the county/ies in which you are certificated to provide service:

☐ APACHE

☐ COCHISE

☐ COCONINO

☐ GILA

☐ GRAHAM

☐ GREENLEE

☐ LA PAZ

☐ MARICOPA

☐ MOHAVE

☐ NAVAJO

☐ PIMA

☐ PINAL

☐ SANTA CRUZ

☒ YAVAPAI

☐ YUMA

☐ STATEWIDE

COMPANY NAME

WALDEN MEADOWS COMMUNITY CO-OP

UTILITY PLANT IN SERVICE

Acct. No.	DESCRIPTION	Original Cost (OC)	Accumulated Depreciation (AD)	O.C.L.D. (OC less AD)
301	Organization			
302	Franchises			
303	Land and Land Rights	7359		7359
304	Structures and Improvements	104,207	71,299	32,908
307	Wells and Springs	77,527	60,724	16,803
311	Pumping Equipment	86,347	54,121	32,226
320	Water Treatment Equipment			
330	Distribution Reservoirs and Standpipes	97,800	85,594	12,206
331	Transmission and Distribution Mains	181,418	124,670	56,748
333	Services	20,826	4161	16,665
334	Meters and Meter Installations	9,594	5818	3776
335	Hydrants			
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment			
340	Office Furniture and Equipment	9617	8774	843
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment			
346	Communication Equipment	1236	1124	112
347	Miscellaneous Equipment			
348	Other Tangible Plant			
	TOTALS	595,931	416,285	179,646

This amount goes on the Balance Sheet Acct. No. 108

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

CALCULATION OF DEPRECIATION EXPENSE FOR CURRENT YEAR

Acct. No.	DESCRIPTION	Original Cost (1)	Depreciation Percentage (2) ^{YEARS}	Depreciation Expense (1x2)
301	Organization			
302	Franchises			
303	Land and Land Rights	7359	0	0
304	Structures and Improvements	104207	39	2672
307	Wells and Springs	77527	30	2584
311	Pumping Equipment	86348	20	4317
320	Water Treatment Equipment			
330	Distribution Reservoirs and Standpipes	97800	20	4890
331	Transmission and Distribution Mains	181418	30	6047
333	Services	20826	10	1349
334	Meters and Meter Installations	9594	10	948
335	Hydrants			
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment			
340	Office Furniture and Equipment	9617	5	1826
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment			
346	Communication Equipment	1236	5	247
347	Miscellaneous Equipment			
348	Other Tangible Plant			
	TOTALS	595932		24880

This amount goes on Comparative Statement of Income and Expense Acct. No. 403.

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

BALANCE SHEET

Acct. No.		BALANCE AT BEGINNING OF YEAR	BALANCE AT END OF YEAR
	ASSETS		
	CURRENT AND ACCRUED ASSETS		
131	Cash	\$	\$
134	Working Funds	17 463	22 099
135	Temporary Cash Investments		
141	Customer Accounts Receivable	153	390
146	Notes/Receivables from Associated Companies		
151	Plant Material and Supplies	2783	2783
162	Prepayments		
174	Miscellaneous Current and Accrued Assets		
	TOTAL CURRENT AND ACCRUED ASSETS	\$ 20,399	\$ 25,272
	FIXED ASSETS		
101	Utility Plant in Service	\$ 617 424	\$ 595 931
103	Property Held for Future Use		
105	Construction Work in Progress		
108	Accumulated Depreciation – Utility Plant	(413,574)	(416,285)
121	Non-Utility Property		
122	Accumulated Depreciation – Non Utility		
	TOTAL FIXED ASSETS	\$ 203 850	\$ 179 646
	TOTAL ASSETS	\$ 224 249	\$ 204 918

NOTE: The Assets on this page should be equal to **Total Liabilities and Capital** on the following page.

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

BALANCE SHEET (CONTINUED)

Acct. No.		BALANCE AT BEGINNING OF YEAR	BALANCE AT END OF YEAR
	LIABILITIES		
	CURRENT LIABILITIES		
231	Accounts Payable	\$	\$
232	Notes Payable (Current Portion)		
234	Notes/Accounts Payable to Associated Companies		
235	Customer Deposits	2896	2759
236	Accrued Taxes	3616	1551
237	Accrued Interest		
241	Miscellaneous Current and Accrued Liabilities		
	TOTAL CURRENT LIABILITIES	\$ 6512	\$ 4310
	LONG-TERM DEBT (Over 12 Months)		
224	Long-Term Notes and Bonds	\$ 79293	\$ 72,126
	DEFERRED CREDITS		
251	Unamortized Premium on Debt	\$	\$
252	Advances in Aid of Construction	13753	11157
255	Accumulated Deferred Investment Tax Credits		
271	Contributions in Aid of Construction	529	529
272	Less: Amortization of Contributions		
281	Accumulated Deferred Income Tax		
	TOTAL DEFERRED CREDITS	\$ 14,282	\$ 11686
	TOTAL LIABILITIES	\$ 100,087	\$ 88,122
	CAPITAL ACCOUNTS		
201	Common Stock Issued	\$	\$
211	Paid in Capital in Excess of Par Value	246,978	246,978
215	Retained Earnings	(114,335)	(127,420)
218	Proprietary Capital (Sole Props and Partnerships)		
	TOTAL CAPITAL	\$ 132,643	\$ 119,558
	TOTAL LIABILITIES AND CAPITAL	\$ 232,730	\$ 284,116

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

COMPARATIVE STATEMENT OF INCOME AND EXPENSE

Acct. No.	OPERATING REVENUES	PRIOR YEAR	CURRENT YEAR
461	Metered Water Revenue	\$ 86 854	\$ 103.659
460	Unmetered Water Revenue		
474	Other Water Revenues	10 663	2605
	TOTAL REVENUES	\$ 97 517	\$ 106 264
	OPERATING EXPENSES		
601	Salaries and Wages	\$ 22 771	\$ 21 882
610	Purchased Water		
615	Purchased Power	15 271	16 726
618	Chemicals		
620	Repairs and Maintenance	2328	5268
621	Office Supplies and Expense	4659	6217
630	Outside Services		5067
635	Water Testing	2307	1288
641	Rents	6117	
650	Transportation Expenses	5015	4654
657	Insurance - General Liability	4208	6499
659	Insurance - Health and Life		
666	Regulatory Commission Expense - Rate Case		
675	Miscellaneous Expense	1953	16739
403	Depreciation Expense	27 233	24 012
408	Taxes Other Than Income	5573	2262
408.11	Property Taxes	4857	4693
409	Income Tax		
	TOTAL OPERATING EXPENSES	\$ 102 293	\$ 115 307
	OTHER INCOME/EXPENSE		
419	Interest and Dividend Income	\$ 265	\$ 346
421	Non-Utility Income		
426	Miscellaneous Non-Utility Expenses		
427	Interest Expense	(3995)	(3883)
	TOTAL OTHER INCOME/EXP	\$ (3730)	\$ (3537)
	NET INCOME/(LOSS)	\$ (8506)	\$ (12580)

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP

SUPPLEMENTAL FINANCIAL DATA
Long-Term Debt

	LOAN #1	LOAN #2	LOAN #3	LOAN #4
Date Issued	1981			
Source of Loan	WATER PLANT			
ACC Decision No.				
Reason for Loan				
Dollar Amount Issued	\$ 105000	\$	\$	\$
Amount Outstanding	\$ 76520	\$	\$	\$
Date of Maturity	10/14/2021			
Interest Rate	5%			
Current Year Interest	\$ 3883	\$	\$	\$
Current Year Principle	\$	\$	\$	\$

Meter Deposit Balance at Test Year End	\$ _____
Meter Deposits Refunded During the Test Year	\$ _____

COMPANY NAME

WATER COMPANY PLANT DESCRIPTION

WELLS

ADWR ID Number	Pump Horsepower	Pump Yield (Gpm)	Casing Size (inches)	Meter Size (inches)
502258	40	85		

OTHER WATER SOURCES

Name or Description	Capacity (gpm)	Gallons Purchased or Obtained (in thousands)
NONE		

TOTAL GALLONS PUMPED (NOT SOLD) THIS YEAR (thous.) = _____

BOOSTER PUMPS		FIRE HYDRANTS	
Horsepower	Quantity	Quantity Standard	Quantity Other
15	4	8	
5	2		

STORAGE TANKS		PRESSURE TANKS	
Capacity	Quantity	Capacity	Quantity
100 000	1	120	3
30 000	1		
175 000	1		

STATISTICAL INFORMATION

Total number of customers	<u>229</u>	
Total number of gallons sold	<u>974055</u>	gallons

COMPANY NAME WALDEN MEADOWS COMMUNITY COOP YEAR ENDING 12/31/2000

PROPERTY TAXES

Amount of actual property taxes paid during Calendar Year 2000 was: \$ 4693.25

Attach to this annual report proof (e.g. property tax bills stamped "paid in full" or copies of cancelled checks for property tax payments) of any and all property taxes paid during the calendar year.

If no property taxes paid, explain why. _____

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP YEAR ENDING 12/31/2000

INCOME TAXES

For this reporting period, provide the following:

Federal Taxable Income Reported _____
Estimated or Actual Federal Tax Liability _____

State Taxable Income Reported _____
Estimated or Actual State Tax Liability _____

Amount of Grossed-Up Contributions/Advances:

Amount of Contributions/Advances _____
Amount of Gross-Up Tax Collected _____
Total Grossed-Up Contributions/Advances _____

Decision No. 55774 states, in part, that the utility will refund any excess gross-up funds collected at the close of the tax year when tax returns are completed. Pursuant to this Decision, if gross-up tax refunds are due to any Payer or if any gross-up tax refunds have already been made, attach the following information by Payer: name and amount of contribution/advance, the amount of gross-up tax collected, the amount of refund due to each Payer, and the date the Utility expects to make or has made the refund to the Payer.

CERTIFICATION

The undersigned hereby certifies that the Utility has refunded to Payers all gross-up tax refunds reported in the prior year's annual report. This certification is to be signed by the President or Chief Executive Officer, if a corporation; the managing general partner, if a partnership; the managing member, if a limited liability company or the sole proprietor, if a sole proprietorship.

Chris Chaney
SIGNATURE

4-18-01
DATE

Chris Chaney
PRINTED NAME

Pres.
TITLE

COMPANY NAME WALDEN MEADOWS COMMUNITY CO-OP YEAR ENDING 12/31/2000

**WATER AND SEWER
UTILITIES ONLY**

PROPERTY TAXES

Indicate the amount of actual property taxes paid during this reporting period (Calendar Year 2000)

\$ 4693²⁵

Attach to this annual report proof (e.g. property tax bills stamped "paid in full" or copies of cancelled Checks for property tax payments) of any and all property taxes paid during the calendar year.

If no property taxes paid, explain reasons below:

**VERIFICATION
AND
SWORN STATEMENT
Intrastate Revenues Only**

VERIFICATION

STATE OF ARIZONA

I, THE UNDERSIGNED

OF THE

COUNTY OF (COUNTY NAME) <u>YAVAPAI</u>
NAME (OWNER OR OFFICIAL) TITLE <u>Chris Chaney Pres.</u>
COMPANY NAME <u>Walden Meadows Community Co-op</u>

DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION

FOR THE YEAR ENDING

MONTH	DAY	YEAR
<u>12</u>	<u>31</u>	<u>2000</u>

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SWORN STATEMENT

IN ACCORDANCE WITH THE REQUIREMENT OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS DURING CALENDAR YEAR 2000 WAS:

Arizona IntraState Gross Operating Revenues Only (\$)

\$ 79 496

(THE AMOUNT IN BOX ABOVE
INCLUDES \$ _____
IN SALES TAXES BILLED, OR COLLECTED

****REVENUE REPORTED ON THIS PAGE MUST INCLUDE SALES TAXES BILLED OR COLLECTED. IF FOR ANY OTHER REASON, THE REVENUE REPORTED ABOVE DOES NOT AGREE WITH TOTAL OPERATING REVENUES ELSEWHERE REPORTED, ATTACH THOSE STATEMENTS THAT RECONCILE THE DIFFERENCE. (EXPLAIN IN DETAIL)**

Chris Chaney
SIGNATURE OF OWNER OR OFFICIAL
520 442 3402
TELEPHONE NUMBER

SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC IN AND FOR THE COUNTY OF

THIS

15th

DAY OF

COUNTY NAME <u>Yavapai</u>	
MONTH <u>April</u>	YEAR <u>2001</u>

(SEAL) Notary Public State of Arizona
Yavapai County
Josephine L. DeHesse
Expires June 6, 2003

MY COMMISSION EXPIRES

Josephine L. DeHesse
SIGNATURE OF NOTARY PUBLIC

**VERIFICATION
AND
SWORN STATEMENT
RESIDENTIAL REVENUE
INTRASTATE REVENUES ONLY**

VERIFICATION

STATE OF ARIZONA

I, THE UNDERSIGNED

OF THE

(COUNTY NAME)	
NAME (OWNER OR OFFICIAL)	TITLE
COMPANY NAME	

DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION

FOR THE YEAR ENDING

MONTH	DAY	YEAR
12	31	2000

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SWORN STATEMENT

IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401.01, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS RECEIVED FROM RESIDENTIAL CUSTOMERS DURING CALENDAR YEAR 2000 WAS:

ARIZONA INTRASTATE GROSS OPERATING REVENUES
\$ 79,496

(THE AMOUNT IN BOX AT LEFT
INCLUDES \$
IN SALES TAXES BILLED, OR COLLECTED

***RESIDENTIAL REVENUE REPORTED ON THIS PAGE
MUST INCLUDE SALES TAXES BILLED.**

X Chen Chen
SIGNATURE OF OWNER OR OFFICIAL

SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC IN AND FOR THE COUNTY OF

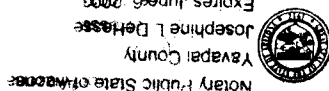
THIS

18th

DAY OF

NOTARY PUBLIC NAME <u>Josephine L. De Hesse</u>	
COUNTY NAME <u>Yavapai</u>	
MONTH <u>April</u>	2000

(SEAL)



MY COMMISSION EXPIRES 6-6-03

X Josephine L. De Hesse
SIGNATURE OF NOTARY PUBLIC

FROM : CHANEY
2000 TAX NOTICE

PHONE NO. : 520 442 3402
COUNTY OF YAVAPAI ARIZONA

Apr. 26 1992 07:11AM P01
ADDRESS: 1015 FAIR STREET
PRESCOTT, AZ 86305

LEGAL DESCRIPTION: SECTION TWN RNG ACRES USE
TOTAL VALUE OF OPERATING PROPERTY 500
205-17-111 3,000 205-17-134-B
205-17-212 6,000

TAX ROLL NUMBER
128559
PARCEL IDENTIFICATION
957-72-340
TAX AREA CODE
2340

IMPORTANT - SEE REVERSE SIDE
FOR COMPLETE EXPLANATION
YOUR 2000 TAX NOTICE AND
PAYMENT INSTRUCTIONS.

957-72-340 4 128559

WALDEN MEADOWS COMMUNITY CO-OP
WALDEN VILLAGE
HC 68 BOX 701
KIRKLAND AZ 86332-9611

|||||

2nd Half Paid 4-25-01
ck #2276

HAS NOT CLEARED BANK YET

PAY TOTAL OR HALF TAX

PRIMARY PROPERTY TAX CALCULATION (1)						
ITEM	LIMITED VALUE	ASSTMT %	ASSESSED VALUE	EXEMPTION	TAX RATE	AD VALOREM TAX
LAND, BLDGS, ETC.	9,500	2.50	2,375	0	7.9577	189.00
PERSONAL PROPERTY	16,570.00	2.50	414.25	0	7.9577	329.648
TOTALS	17,520.00		438.00	0		348.548

SECONDARY PROPERTY TAX CALCULATION (2)						
ITEM	FULL CASH VALUE	ASSTMT %	ASSESSED VALUE	EXEMPTION	TAX RATE	AD VALOREM TAX
LAND	9,500	2.50	2,375	0	5.229	124.2
BLDGS, ETC.	0	0	0	0	0	0.00
PERSONAL PROPERTY	16,570.00	2.50	414.25	0	3.007	124.58
TOTALS	17,520.00		438.00	0		137.00

TOTAL TAX DUE	362.248
HALF TAX	181.124

DELINQUENT DATES
1st HALF NOV. 1, 2000
2nd HALF MAY 1, 2001

THIS IS THE ONLY NOTICE YOU WILL RECEIVE
NO RECEIPT WILL BE SENT UNLESS REQUESTED

1999-2000 TAX COMPARISON (4)		2000 PRIMARY	2000 SECONDARY	2000 TOTAL	1999 TOTAL	DIFFERENCE
TAX CODE	TAX JURISDICTION					
02000	YAVAPAI COUNTY & AHCCCS/ALTCs	707.81	0.00	707.81	863.87	-156.06
02001	SCHOOL EQUALIZATION	224.39	0.00	224.39	262.68	-38.29
05023	KIRKLAND SD #23	188.182	0.00	188.182	370.778	-182.596
08150	YAVAPAI COMMUNITY COLLEGE	67.146	38.34	709.80	818.18	-108.38
11900	FIRE DISTRICT ASSISTANCE FUND	0.00	43.93	43.93	50.55	-6.62
14900	YAVAPAI COUNTY LIBRARY DIST	0.00	49.45	49.45	55.38	-5.93
15001	YAVAPAI FLOOD CONTROL DISTRICT	0.00	5.28	5.28	5.58	0.30
	TOTALS	348.548	137.00	362.248	575.402	-213.154

AMOUNT PAID BY THE TAXPAYER

AMOUNT PAID BY THE TAXPAYER

2060

WALDEN MEADOWS COMMUNITY CO-OP

HC 68, BOX 701 620-442-3473
KIRKLAND, AZ 86332

91-58471221

DATE 10/18/00

PAY TO THE ORDER OF: Ross Jacobs Yavapai County Treasurer

\$181.124

One thousand eight hundred eleven and 24/100

DOLLARS

Community First
National Bank
27533 Broadway
Yavapai AZ 86302

002060

11226056411 8220255023

Christine H. Hulse
Christine H. Hulse